

STAFFORD COUNTY SCHOOL BOARD

Agenda Consideration

TOPIC: Award of Contract - Value Engineering Study (Middle School)

ITEM NO.: 9A

PREPARED BY: Scott Horan, Executive Director Planning & Construction

MEETING: October 26, 2004

ACTION DATE: October 26, 2004

Andre' A. Nougaret,
Assistant Superintendent
for Support Services

ACTION REQUESTED BY THE SUPERINTENDENT: That the School Board approve the award of a professional services contract for a Value Engineering Study in the amount of \$41,037.00 to MarshWitt Associates of Roanoke Virginia for the purpose of conducting a value engineering study for Stafford County Public Schools Middle School prototype.

KEY POINTS:

1. In an effort to initiate further cost efficiencies in the Stafford County Public Schools' school designs, Planning and Construction staff researched available options to execute value engineering efforts for the district's three prototypical school designs (elementary, middle and high school).
2. Value Engineering for a school construction project includes specific system (mechanical, electrical, building systems, etc.) reviews, including supporting cost estimating and analysis, with the goal of getting the most value out of the project. In other words, it aims to reduce costs without sacrificing important elements of our educational specifications for each school prototype design. The Value Engineering process is conducted using basic phases: Goal Definition, Information Gathering, Functional Analysis, Recommendations/Proposal and Follow-up or tracking of recommendations. When an independent value engineering firm is conducting the review, the design team is included as well as key school administrative staff and other critical stakeholders.
3. On August 24, 2004 the School Board authorized staff to develop a bid package (RFP) requesting a value engineering study for the County's middle school prototypical design. Cost was not to exceed \$35K.
4. On September 14, 2004 Planning and Construction Department bid the subject project. The bid package was sent to 12 bidders that specialize in Value Engineering services. Project was also advertised using the standard Stafford County procurement process and bid vehicles and therefore reached other architect and engineering firms.

5. On October 5, 2004 five (5) bid proposals were received. An evaluation committee, consisting of four Stafford County Public Schools staff members met and evaluated/ scored the five proposals and selected the three (3) most responsive bidders for oral presentations. The evaluation committee selected Lewis & Zimmerman Associates, Inc. from Rockville, Maryland, Hudson Associates from Spotsylvania, Virginia and MarshWitt Associates from Roanoke, Virginia. Subsequent to the oral presentation, Lewis & Zimmerman Associates withdrew their proposal.

6. On October 20, 2004 Hudson Associates and MarshWitt Associates provided oral presentations. Each was scored and the evaluation committee selected MarshWitt Associates with a negotiated bid price of \$41,037.00. While the price exceeds ceiling cost provided earlier by the Board, the evaluation committee unanimously agreed that for a modest cost increase, MarshWitt Associates would provide a superior process and product.

SCHOOL BOARD GOAL: #5 – Provide facilities that promote student learning and and community support.

#7 – Provide school environments where teachers are safe to teach and students are safe to learn

FUNDING SOURCE: Construction Reserve Account Fund

AUTHORIZATION REFERENCE: N/A